

Maryland Historical Trust
State Historic Sites Inventory Form

MARYLAND INVENTORY OF
HISTORIC PROPERTIES

Survey No. B-4328

Magi No.

DOE ___yes ___no

1. Name (indicate preferred name)

McDonald's

historic

25 N. Howard Street

and/or common

2. Location

street & number 25 N. Howard Street

___ not for publication

city, town Baltimore

___ vicinity of

congressional district Seventh

state Maryland

county Baltimore

3. Classification

Category

___ district
☒ building(s)
___ structure
___ site
___ object

Ownership

___ public
☒ private
___ both
Public Acquisition
___ in process
___ being considered
☒ not applicable

Status

☒ occupied
___ unoccupied
___ work in progress
Accessible
☒ yes: restricted
___ yes: unrestricted
___ no

Present Use

___ agriculture
☒ commercial
___ educational
___ entertainment
___ government
___ industrial
___ military
___ museum
___ park
___ private residence
___ religious
___ scientific
___ transportation
___ other:

4. Owner of Property (give names and mailing addresses of all owners)

name McDonald's Corporation

street & number P.O. Box 66207 AMF O'Hare

telephone no.:

city, town Chicago

state and zip code

IL 60666

5. Location of Legal Description

courthouse, registry of deeds, etc. Baltimore City Courthouse

RHB3022

street & number 100 N. Calvert Street, Room 610

liber 809

city, town Baltimore

folio MD

state

6. Representation in Existing Historical Surveys

title

date

___ federal ___ state ___ county ___ local

pository for survey records

city, town

state

120

7. Description

Survey No. B-4328

Condition
☒ excellent
☐ good
☐ fair

☐ deteriorated
☐ ruins
☐ unexposed

Check one
☐ unaltered
☒ altered

Check one
☒ original site
☐ moved date of move _____

Prepare both a summary paragraph and a general description of the resource and its various elements as it exists today.

Resource Count: 1

This post-WWII fast-food restaurant sits on the SE corner of N. Howard and W. Fayette Streets. It is two stories high, two bays wide, and five bays deep. The Howard Street frontage is 30' and the Fayette Street frontage is 109'5". The glass curtain wall building is faced with polished granite tiles.

The Howard Street facade has double glass doors with fixed transom and sidelights in the first bay. A large picture window fills the second bay. A fabric awning stretches across the facade and wraps around to Fayette Street. The blank second story is faced with the polished granite tiles. Plastic lettering and the golden arches are superimposed over the tiles. The flat roof is capped by a flush cornice of granite bands.

The Fayette Street facade has a similar treatment of windows and granite tiles. The first story has a band of large picture windows running across the five-bay facade. Wide metal mullions divide the bays. Within each bay narrow metal mullions divide the glass into three vertical panes with fixed transoms. The fourth bay (moving west to east) contains a glass door in the place of the first window pane. This door leads to a restricted access glazed vestibule with a turning stair to the second story. The fifth bay contains a second public entrance in the place of the first two panes. The double door is recessed and has sidelights and a fixed transom. Stone steps lead to the door from the sloping sidewalk. Polished granite tiles surface the foundation wall and flank the building's edges, with the exception of the window panels and transom in the fifth bay which are made of a composite material sitting on a brick sill.

A one story, three bay extension runs along the Fayette Street facade. It is built of brick identical to that of the brick sill to the west. Brick piers divide the wall into three blind bays.

The back (east) wall faces a small alley. It is laid in cinder block and has a door leading out to the dumpsters in the back.

The interior is designed as the seating, counter, and food preparation area for McDonald's fast food. Fixed seats and tables fill the front of the building, and the ordering counter is towards the back (east) near the Fayette Street entrance. The kitchen is in the far back enclosed within the brick extension. There is no public restroom.

8. Significance

Survey No. B-4328

Period	Areas of Significance—Check and justify below			
<input type="checkbox"/> prehistoric	<input type="checkbox"/> archeology-prehistoric	<input type="checkbox"/> community planning	<input type="checkbox"/> landscape architecture	<input type="checkbox"/> religion
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> archeology-historic	<input type="checkbox"/> conservation	<input type="checkbox"/> law	<input type="checkbox"/> science
<input type="checkbox"/> 1500-1599	<input checked="" type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> literature	<input type="checkbox"/> sculpture
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> architecture	<input type="checkbox"/> education	<input type="checkbox"/> military	<input type="checkbox"/> social/
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> art	<input type="checkbox"/> engineering	<input type="checkbox"/> music	<input type="checkbox"/> humanitarian
<input type="checkbox"/> 1800-1899	<input checked="" type="checkbox"/> commerce	<input type="checkbox"/> exploration/settlement	<input type="checkbox"/> philosophy	<input type="checkbox"/> theater
<input checked="" type="checkbox"/> 1900-	<input type="checkbox"/> communications	<input type="checkbox"/> industry	<input type="checkbox"/> politics/government	<input type="checkbox"/> transportation
		<input type="checkbox"/> invention		<input type="checkbox"/> other (specify)

Specific dates post WWII c.1980 Builder/Architect unknown

check: Applicable Criteria: ☐ A ☐ B ☒ C ☐ D
and/or

Applicable Exception: ☐ A ☐ B ☐ C ☐ D ☐ E ☐ F ☐ G

Level of Significance: ☐ national ☐ state ☒ local

Prepare both a summary paragraph of significance and a general statement of history and support.

This McDonald's fast food restaurant is a good example of an urban McDonald's, one that is not freestanding in a parking lot or built into a block to accommodate drive-through traffic. This McDonald's can only serve foot traffic. The style of the building is different from the freestanding models that originally had white tiles and golden arches over the roof and from the "corporate style" models in today's mall lots that have tan brick siding and tin mansard roofs. This McDonald's is a rectilinear box faced with polished granite tiles. The only clues to the McDonald's business are the signature golden arches and name affixed to the second story: the sign and not the form indicates this McDonald's. The moderne style of this circa 1980 building is sleek and antiseptic. The absence of a public restroom is also indicative of the urban McDonald's policy of discouraging the homeless from entering.

The business of a fast food restaurant is typical for the immediate neighborhood. There are Kentucky Fried Chicken and a now-closed Chicken George up the street. The construction of a fast food restaurant indicates that the neighborhood has a viable lunch crowd needing fast meals.

The two-story height of this restaurant/business office space reveals the changing commercial nature of the unit block of N. Howard Street. Unlike the nineteenth century, when the neighborhood was used for combination commercial/light manufacturing businesses, during the twentieth century the manufacturing component moved elsewhere. Nor were any new functions, such as corporate offices, moving into the neighborhood. As a result, the two-story design of the building adequately fulfilled the limited commercial needs of the occupants and the financial return needed on the property.

9. Major Bibliographical References

Survey No. B-4328

Richard Longstreth, The Buildings of Main Street: A Guide to American Commercial Architecture (Washington, DC: Preservation Press, 1987).

10. Geographical Data

Acreage of nominated property _____

Quadrangle name Baltimore East Quad

Quadrangle scale _____

UTM References do NOT complete UTM references

A

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Zone Easting Northing

B

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Zone Easting Northing

C

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D

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E

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F

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G

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H

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Verbal boundary description and justification

List all states and counties for properties overlapping state or county boundaries

state	code	county	code
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state	code	county	code
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11. Form Prepared By

name/title	Diane Shaw		
organization	C.H.A.P., Room 1037	date	August 12, 1991
street & number	417 E. Fayette Street	telephone	(301) 396-4866
city or town	Baltimore	state	MD

The Maryland Historic Sites Inventory was officially created by an Act of the Maryland Legislature to be found in the Annotated Code of Maryland, Article 41, Section 181 KA, 1974 supplement.

The survey and inventory are being prepared for information and record purposes only and do not constitute any infringement of individual property rights.

return to: Maryland Historical Trust
Shaw House
21 State Circle
Annapolis, Maryland 21401
(301) 269-2438

MARYLAND HISTORICAL TRUST
DHCP/DHCD
100 COMMUNITY PLACE
CROWNSVILLE, MD 21032-2023
301-514-7600

COMPREHENSIVE PLAN DATA

HISTORIC CONTEXT:

Geographic Organization:
Piedmont

Chronological/Developmental Period:
Modern Period, 1930-present

Historic Period Themes:
Architecture
Economics

Resource Type:
Building

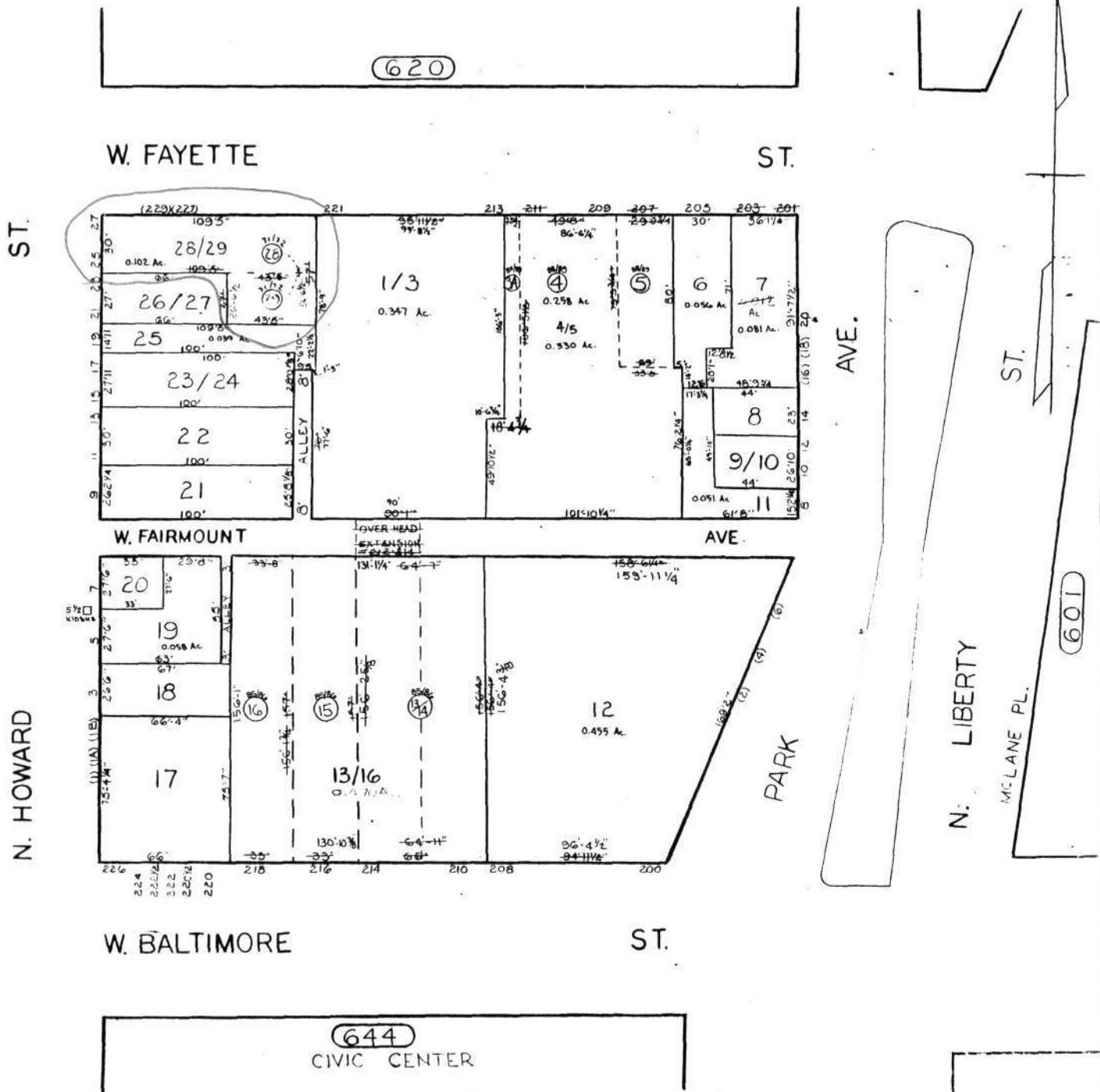
Historic Environment:
Urban

Historic Function and Use:
Fast food restaurant

Known Design Source:
None

REVISIONS

LOT 28/29 PER P.L.S.; C.S.H. 409
 LOT 7 ASS'M CHANGED PER LETTER C.S.H. 84-052
 LOTS 1/3, 4, 6, 7, 11, 12, 19, 25 & 28/29 ASS'M CHANGED PER PLS C.S.H. 85-219
 LOTS 13/14, 15 & 16 DIM CORR PER DEED, C.S.H. 85-487
 LOTS 13/14, 15 & 16 CONS'D PER APP. CH. 86-253
 LOT 3A, 4 & 5 CONS'D PER O.O. f App. C.S.H. 85-467



NOTICE

THIS IS A REAL PROPERTY PLAT AS PROVIDED
 FOR UNDER ARTICLE 76(d) OF THE CITY CHARTER
 IT IS COMPILED FROM TITLE AND OTHER

CITY OF BALTIMORE
 DEPARTMENT OF PUBLIC WORKS

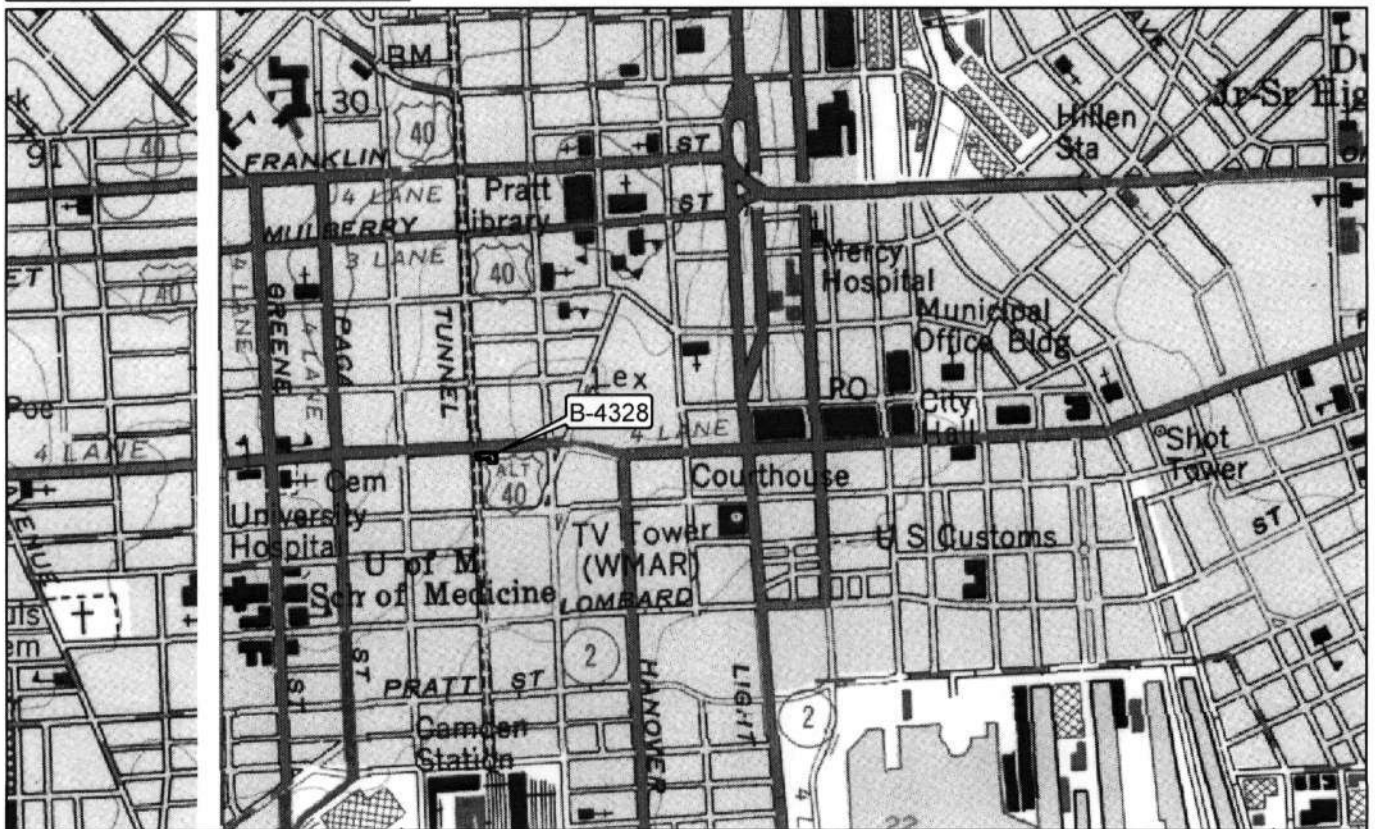
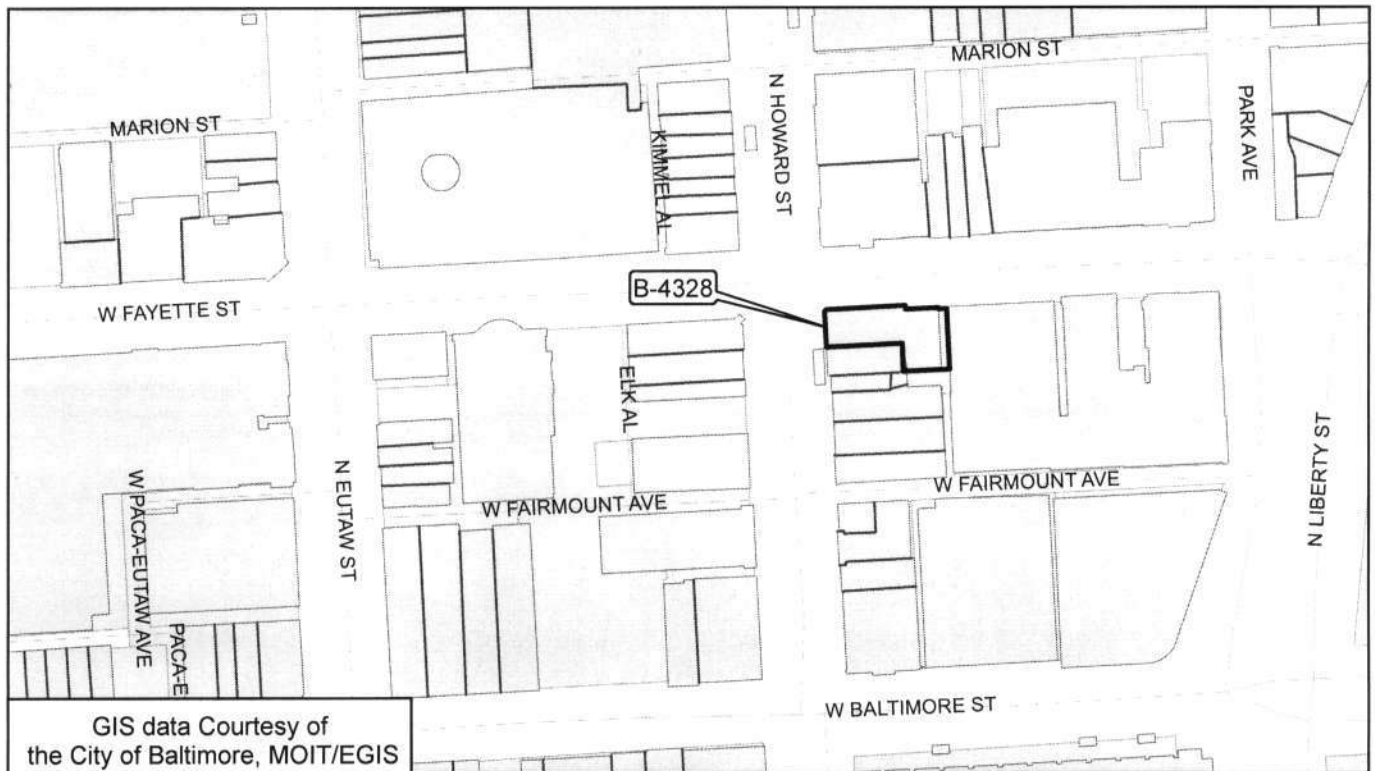
PROPERTY LOCATION DIVISION

WARD 4 SECTION 10
 BLOCK 633

ED BY P. WAINWRIGHT

RED BY P.W.

B-4328
McDonald's
25 N. Howard Street
Block 0633, Lot 028
Baltimore City
Baltimore East Quad.





B-4328

25 N. Howard St

Baltimore MD

Diane Shaw

8/91

Maryland SHPO

Facade, NW Elevation

1/1